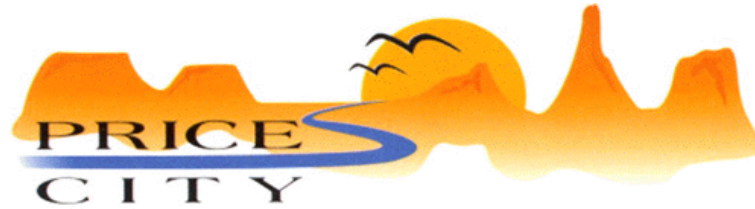


Chairman
ROBERT OLIVER

City Attorney
NICK SAMPINOS

Community Director
NICK TATTON

City Recorder
SHERRIE GORDON



Commission

JUDY BEACCO
NANCY BENTLEY
DALE EVANS
ROBERT OLIVER
RICHARD ROOT
FRANKIE SACCO
JAN YOUNG
ERROLL HOLT, ALT.

PRICE CITY PLANNING COMMISSION

phone: (435) 636-3184 · Fax: (435) 637-2905

185 E. Main - P.O. Box 893

Price, Utah 84501

PLANNING AND ZONING AGENDA

02/09/2015

THE PRICE CITY PLANNING AND ZONING COMMISSION WILL HOLD THEIR REGULARLY SCHEDULED MEETING ON THE ABOVE DATE AT 6:00 PM IN THE PRICE CITY HALL COUNCIL CHAMBERS (ROOM 104). THE PLANNING AND ZONING COMMISSION CHAIRMAN RESERVES THE RIGHT TO MODIFY THE SEQUENCE OF AGENDA ITEMS IN ORDER TO FACILITATE SPECIAL NEEDS.

1. PLEDGE OF ALLEGIANCE
2. ROLL CALL
3. MINUTES
4. PUBLIC COMMENT ON AGENDA ITEMS
5. GENERAL BUSINESS
 - a. REAL PROPERTY SURPLUS AND SALE REQUEST. Consideration, review and discussion regarding a request to surplus and sell a portion of the Price City owned real property at approximately 850 N 100 E, commonly referred to as the "Old Olsen Reservoir", Kerry Jensen representing property owners request.
 - b. GENERAL PLAN REVIEW. Review and discussion regarding Chapter 3 of the Price City General Plan, Community Design.
6. UNFINISHED BUSINESS


Note: In compliance with the Americans with Disabilities Act, individuals needing special accommodations during this meeting should contact, City Recorder, Sherrie Gordon at 185 E. Main, Price, Utah - Telephone 636-3183 at least 24 hours prior to the meeting. This meeting may be held electronically via telephone to permit one or more of the council members to participate.

OMayor
JOE L. PICCOLO
City Attorney
NICK SAMPINOS
Community Director
NICK TATTON
City Recorder
SHERRIE GORDON
Public Works Director
GARY SONNTAG



DATE: JANUARY 23, 2015

TO: PRICE CITY PLANNING & ZONING COMMISSION

FROM: NICK TATTON, PRICE CITY 

RE: REAL PROPERTY SALE REQUEST

Please find attached a request from four (4) property owners: (1) Craig Daniels; (2) Kerry Jensen; (3) Terry Houser; and, (4) Toni Sampinos, asking that portions of a parcel of property owned by Price City be declared surplus to the needs of Price City and offered for sale. The Price City owned property is commonly referred to as the "Old Olsen Reservoir" property and is located in the vicinity of 850 North 100 East. In 2007 Price City completed and approved the Price City Real Property Management Policy that includes potential actions for all City owned property, in this case the overall property is identified as residential development if sold or retained for storm water management needs.

In the event the proposal is accepted the additional process for completion of the requested transaction, roughly, is:

1. The City Council, upon the recommendation of the Planning Commission, will identify the subject property as surplus to the needs of the City and authorize the procurement of bids on the property.
2. Applicant(s) to complete a survey and identify each parcel of land to be potentially sold with a legal description. From the survey and legal description the applicant(s) will need to have Quit Claim deeds prepared that can then be proposed to Price City.
3. The Planning and Zoning Commission will hold a public hearing regarding the actual potential surplus and sale of the real property and make a further recommendation to the City Council.
4. The City Council will hold a public hearing on the actual surplus and sale of the property, and then potentially accept any bids received and complete the sale.
5. The applicant(s) will be required to record the approved Quit Claim deeds timely.

In addition to the request from the adjacent land owners the following documents are attached:

1. Copy of parcel ownership record.
2. Copy of plat.
3. Copy of title report for property.
4. Real property management decision tree.

5. Comments from Price City Public Works regarding property. Please note that these comments recommend NOT selling the property. Review the reasons for discussion with the applicant.

It is the recommendation of staff to discuss the proposal in detail with the applicant(s) and very clearly identify any recommendations for the city council.

RECOMMENDED MOTION(S):

1. TO RECOMMEND APPROVAL:

- a. Move to recommend that the Price City Council find the subject property surplus to the needs of the City and authorize the process for the sale of the subject property.

2. TO RECOMMEND DENIAL:

- a. Move to recommend that the Price City Council not find the subject property surplus to the needs of the City and not authorize the process for the sale of the subject property.

12/18/14

Price City
185 East Main
Price, Utah 84501

Dear Mayor and members of the City Council:

We, the undersigned homeowners, residing on 900 North in Price, hereby respectfully request your consideration in declaring the pie shaped parcel of the City owned property situated between the existing chain link fence (along the northern boundary of Olsen Reservoir) and the existing south boundaries of our properties, as surplus, and allowing each of us to purchase the portions of City land adjacent to our respective properties for fair market value. We are willing to pay for all expenses associated with the proposed transaction, including a title search, survey, preparation and recordation of deeds, etc.

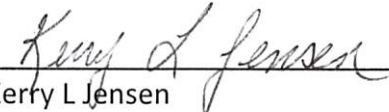
A drawing is attached showing the parcel of the City land which we are interested in purchasing.

Thank you for your consideration and we look forward to your response.

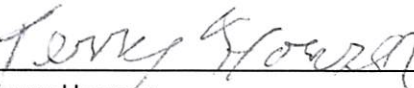
Sincerely,



Craig Daniels
74 East 900 North, Price, Utah



Kerry L. Jensen
88 East 900 North, Price, Utah



Terry Houser
96 East 900 North, Price, Utah



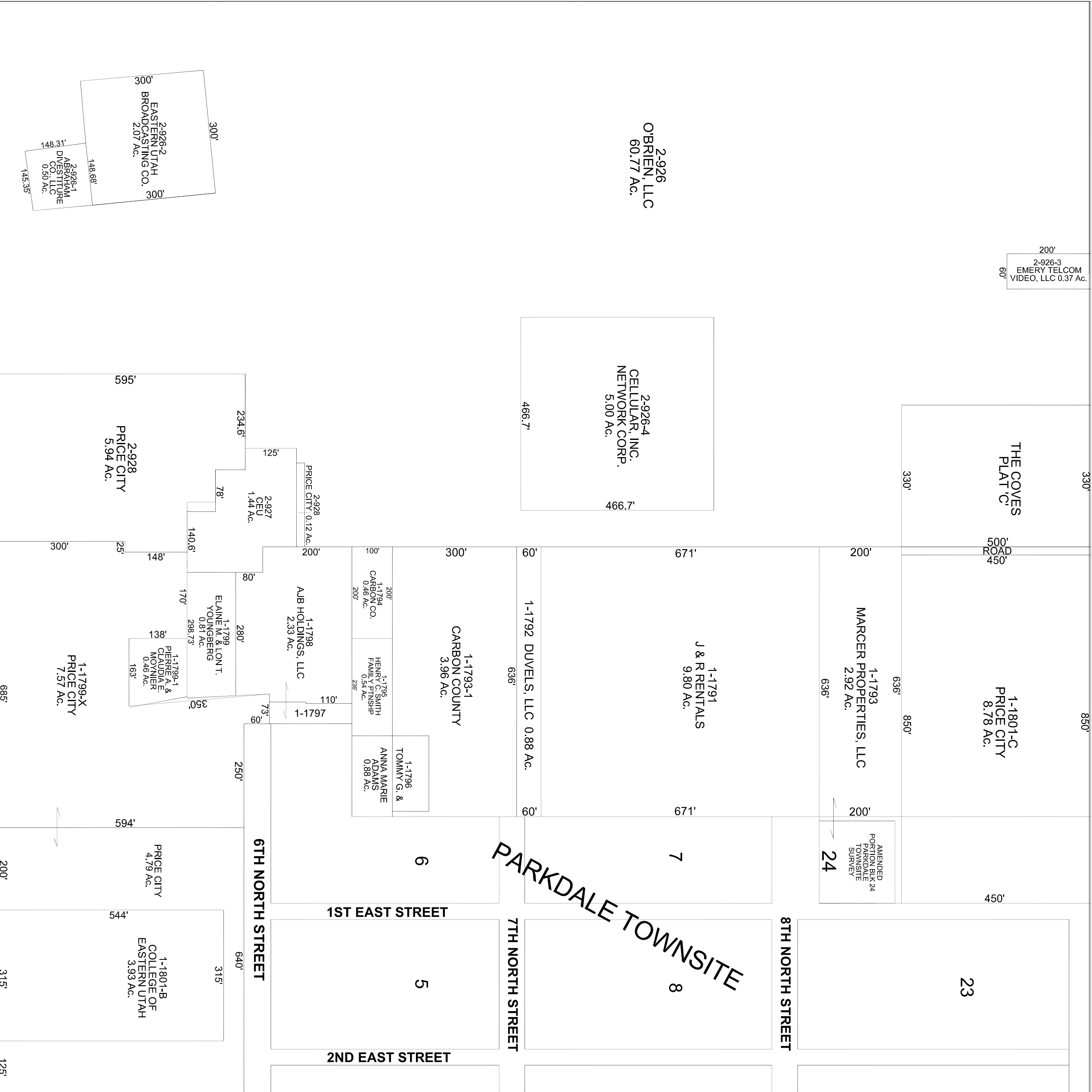
Toni Sampinos
897 North 100 East, Price, Utah

NW4
SECTION 16

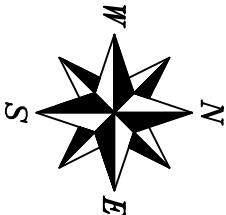
CARBON COUNTY PLATS

TOWNSHIP 14 SOUTH

RANGE 10 EAST



SCALE: 200 FEET = 1 INCH



Carbon County assumes no liability for errors or omissions in any information.

NICK TATTON

ALTA Commitment Form

COMMITMENT FOR TITLE INSURANCE

Issued by

STEWART TITLE GUARANTY COMPANY

Stewart Title Guaranty Company, a Texas Corporation ("Company"), for a valuable consideration, commits to issue its policy or policies of title insurance, as identified in Schedule A, in favor of the Proposed Insured named in Schedule A, as owner or mortgagee of the estate or interest in the land described or referred to in Schedule A, upon payment of the premiums and charges and compliance with the Requirements; all subject to the provisions of Schedules A and B and to the Conditions of this Commitment.

This Commitment shall be effective only when the identity of the Proposed Insured and the amount of the policy or policies committed for have been inserted in Schedule A by the Company.

All liability and obligation under this Commitment shall cease and terminate six months after the Effective Date or when the policy or policies committed for shall issue, whichever first occurs, provided that the failure to issue the policy or policies is not the fault of the Company.

The Company will provide a sample of the policy form upon request.

This commitment shall not be valid or binding until countersigned by a validating officer or authorized signatory.

IN WITNESS WHEREOF, Stewart Title Guaranty Company has caused its corporate name and seal to be hereunto affixed by its duly authorized officers on the date shown in Schedule A.

Countersigned:

Authorized Countersignature

Professional Title Services

Company Name

Price, UT

City, State

stewart
title guaranty company



Matt Morris
President and CEO

Denise Carraux
Secretary



Professional Title Services
The Best In Service

(435) 637-2320
FAX (435) 637-2323

107 South 100 East
Price, UT 84501

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AMERICAN
LAND TITLE
ASSOCIATION



SCHEDULE A

Order Number: 16216

Commitment Number: N/A

1. Effective Date: July 7, 2014 at 08:00 AM
2. Policy or Policies to be issued: Amount of Insurance
 - (a) A.L.T.A. Owner's Premium: \$
Proposed Insured:
 - (b) A.L.T.A. Mortgagee's Premium: \$
Proposed Insured:
 - (c) Endorsement Premium: \$0.00
Endorsements
3. The estate or interest in the land described or referred to in this Commitment and covered herein is:
Fee Simple
4. Title to the above estate or interest in said land is at the effective date hereof vested in:
PRICE, A MUNICIPAL CORPORATION
5. The land referred to in the Commitment is described as follows:
BEGINNING at a point 436 feet West of the Northeast corner of the Northwest Quarter of Section 16,
Township 14 South, Range 10 East, Salt Lake Base and Meridian, and running thence South 450 feet;
thence West 850 feet; thence North 450 feet thence East 850 feet to the point of beginning.

(Tax ID # 01-1801-000C)
Situate in Carbon County, State of Utah

SCHEDULE B - SECTION 1

Order Number: 16216

Commitment Number: N/A

REQUIREMENTS

The following are the requirements to be complied with:

NOTE: ANY MATTER IN DISPUTE BETWEEN YOU AND THE COMPANY MAY BE SUBJECT TO ARBITRATION AS AN ALTERNATIVE TO COURT ACTION PURSUANT TO THE TITLE INSURANCE RULES OF THE AMERICAN ARBITRATION ASSOCIATION, A COPY OF WHICH IS AVAILABLE FROM THE COMPANY. ANY DECISION REACHED BY ARBITRATION SHALL BE BINDING UPON BOTH YOU AND THE COMPANY. THE ARBITRATION AWARD MAY INCLUDE ATTORNEY'S FEES IF ALLOWED BY THE STATE LAW AND MAY BE ENTERED AS A JUDGEMENT IN ANY COURT OF PROPER JURISDICTION.

NOTICE TO APPLICANT: The land described in this commitment may be serviced by services provided by Cities, Towns, public utility companies and other firms providing municipal type services which do not constitute liens upon the land and for which no notice of the existence of such service charges are evidenced in the Public Records. The applicant should directly contact all entities providing such services and make the necessary arrangements to insure payment for such services and continuation of services to the land.

NOTICE TO APPLICANT: If you require copies of any documents identified in this Commitment for Title Insurance, the Company will furnish the same upon request, either free of charge, or for the actual cost of duplication for those copies requiring payment by the Company to obtain.

SCHEDULE B - SECTION 2

Order Number: 16216

Commitment Number: N/A

The policy or policies to be issued will contain exceptions to the following unless the same are disposed of to the satisfaction of the Company:

1. Taxes or assessments which are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the Public Records. Proceedings by a public agency which may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the Public Records.
2. Any facts, rights, interests or claims which are not shown by the Public Records but which could be ascertained by an inspection of the land or by making inquiry of persons in possession thereof.
3. Easements, liens or encumbrances, or claims thereof, which are not shown by the Public Records.
4. Any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the Title that would be disclosed by an accurate and complete land survey of the Land and not shown by the Public Records.
5. (a) Unpatented mining claims; (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof; (c) water rights, claims or title to water, whether or not the matters excepted under (a), (b) or (c) are shown by the Public Records.
6. Any lien, or right to a lien, for services, labor or material heretofore or hereafter furnished, imposed by law and not shown by the Public Records.
7. Taxes for the year 2014 and subsequent years, not yet due and payable. Taxes for the year 2013 are EXEMPT, as to Serial Number 01-1801-000C.
8. Any adverse claim based upon the assertion that:
 - a) Some portion of the land forms the bed or bank of a navigable river or lake, or lies below the mean high water mark thereof;
 - b) The boundary of the land has been affected by a change in the course or water level of a navigable river or lake;
 - c) The land is subject to water rights, claims or title to water and to any law or governmental regulation pertaining to wetlands.
9. An apparent conflict over the South 1 foot of the West 602 feet of said land with land adjacent to the South, as originated by that certain Quit Claim Deed recorded July 2, 1937 as Entry No. 31695 in Book 3S at Page 144 and perpetuated through subsequent conveyances of record.
10. Said property lies within the boundaries of Price City, and is subject to any charges and assessments levied thereunder.

RANGE 1



WILSON COUNTY PLATS

RANGE

SECTION 8, T12N, R24E

PLAT NO.



NOT TO BE MADE SUBJECT OF THE
PURPOSE OF ASSIGNED RECORDING
THE LAND AND THE COMPANY
ASSUMES NO LIABILITY FOR
VARIATIONS WITH AN ACTUAL SURVEY

SECTION 8

Park Dale Townsite Company, a Corporation of the State of Utah, of Price County of Carbon, State of Utah, Grantor hereby conveys and warrants to Price, A Municipal Corporation, of Price, Utah, Grantee for the sum of Two Thousand and no/100 Dollars, the following described tract of land in Carbon County, State of Utah:

Beginning at a point 436 ft. west of the North East Corner of the North West Quarter of Sec. 16. Township 14 South, Range 10 East, Salt Lake/^{Base and}Meridian, running thence Sourth 450 feet, thence West 850 feet, thence North 450 feet, thence East 850 feet to place of beginning, including the reservoir, all dams, gates, pipes, and all other improvements thereon, and incident to said reservoir. IN WITNESS WHEREOF the grantor, has by resolution of its Board of Directors, caused these presents to be executed, and to be signed by its President, and its Corporate Seal to be affixed hereto, attested by its Secretary, this 6th day of February, A.D.1923.

(CORPORATE SEAL)

PARK DALE TOWNSITE COMPANY

ATTEST:

BY GEO. M. MILLER
President

MINA MILLER
Secretary

(\$2.00 Internal Revenue Stamps duly cancelled)

State of Utah,

ss.

County of Carbon,

On this 6th dat of February, 1923 personally appeared before me, George M. Miller, who, being duly sworn, says that he is the President of the Parkdale Townsite Co, and that said instrument was signed in behalf of said corporation by authority of a resolution of its board of directors, and the said George M. Miller acknowledged to me that he executed the same.

L.A. McGee
Notary Public for Utah,
Residing at Price, Utah

(SEAL)

My commission expires

4/11/23

Recorded August 21 1923, at 10:50 P.M.

Jessie F. Sanborn
Recorder

This document copy is furnished as an accommodation. The Company makes no representation as to its effect, sufficiency, completeness or any other matters that should be referred to or implied therein. Should you have questions regarding its effect or impact, you should consult independent legal counsel.

W. F. Olson, and Daphne Dalton Olson, husband and wife, Grantors,
of Price, Carbon County, State of Utah, hereby quit claim to
DRUCILLA J. POWELL,
of Price, Carbon County, Utah, Grantee, for the sum of One
Dollar and other valuable consideration, the following described
tract of land in Carbon County, State of Utah, to wit:

Beg. 4631 feet north and 1320 feet East of Southwest
corner of Section 16, Twp. 14 South, Range 10 East, S.L.M.
thence East 636 feet; thence North 200 feet; thence West 636
feet, thence South 200 feet to beginning. (50¢ revenue cancelled)

WITNESS THE HAND OF SAID Grantor this 11th. day of June,
A.D. 1937.

SINGED in the presence of
Josephine Pace.

W. F. Olson

Daphne Dalton Olson

State of Utah,

County of Carbon. ss

On the 11th. day of June, A.D. 1937, personally appeared before
me W. F. Olson, and Daphne Dalton Olson, husband and wife, the
signers of the within instrument, who duly acknowledged to me that they
executed the same.

Josephine Pace.

(SEAL)

Notary Public.

My commission expires July 19, 1940.

Recorded July 2, 1937, at 4. p.m. at request of Drucilla Powell, Price, Utah.

Arthur L. Lindell

County Recorder.

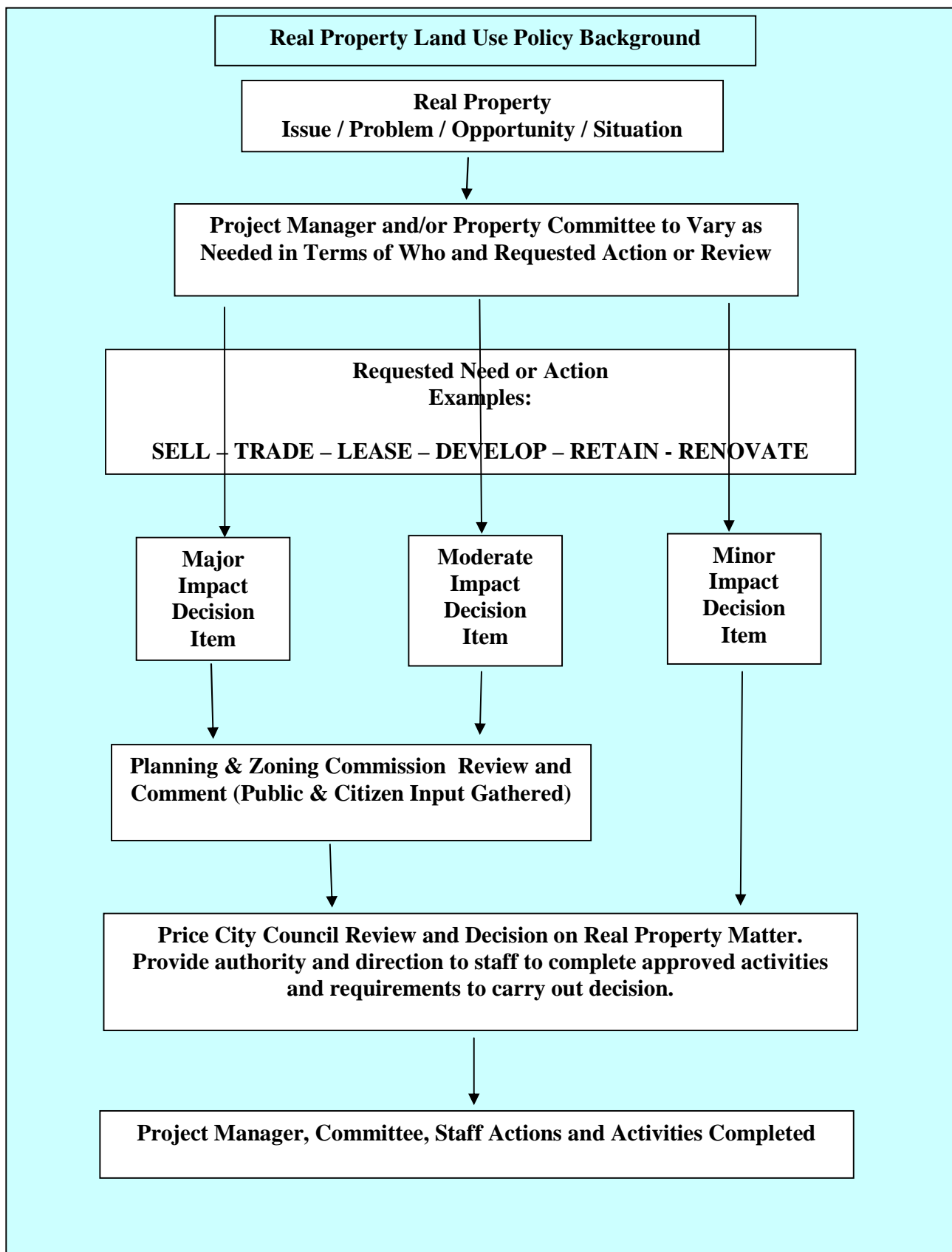
This document copy is furnished as an
accommodation.
The Company makes no representation
as to its effect, sufficiency,
completeness or any other matters that
might be referred to or implied therein.
Should you have questions regarding its
effect or impact, you should consult
independent legal counsel.

CONDITIONS

1. The term mortgage, when used herein, shall include deed of trust, trust deed, or other security instrument.
2. If the proposed Insured has or acquired actual knowledge of any defect, lien, encumbrance, adverse claim or other matter affecting the estate or interest or mortgage thereon covered by this Commitment other than those shown in Schedule B hereof, and shall fail to disclose such knowledge to the Company in writing, the Company shall be relieved from liability for any loss or damage resulting from any act of reliance hereon to the extent the Company is prejudiced by failure to so disclose such knowledge. If the proposed Insured shall disclose such knowledge to the Company, or if the Company otherwise acquires actual knowledge of any such defect, lien, encumbrance, adverse claim or other matter, the Company at its option may amend Schedule B of this Commitment accordingly, but such amendment shall not relieve the Company from liability previously incurred pursuant to paragraph 3 of these Conditions.
3. Liability of the Company under this Commitment shall be only to the named proposed Insured and such parties included under the definition of Insured in the form of policy or policies committed for and only for actual loss incurred in reliance hereon in undertaking in good faith (a) to comply with the requirements hereof, or (b) to eliminate exceptions shown in Schedule B, or (c) to acquire or create the estate or interest or mortgage thereon covered by this Commitment. In no event shall such liability exceed the amount stated in Schedule A for the policy or policies committed for and such liability is subject to the insuring provisions and Conditions and the Exclusions from Coverage of the form of policy or policies committed for in favor of the proposed Insured which are hereby incorporated by reference and are made a part of this Commitment except as expressly modified herein.
4. This Commitment is a contract to issue one or more title insurance policies and is not an abstract of title or a report of the condition of title. Any action or actions or rights of action that the proposed Insured may have or may bring against the Company arising out of the status of the title to the estate or interest or the status of the mortgage thereon covered by this Commitment must be based on and are subject to the provisions of this Commitment.
5. *The policy to be issued contains an arbitration clause. All arbitrable matters when the Amount of Insurance is \$2,000,000 or less shall be arbitrated at the option of either the Company or the Insured as the exclusive remedy of the parties. You may review a copy of the arbitration rules at <http://www.alta.org/>.*

All notices required to be given the Company and any statement in writing required to be furnished the Company shall be addressed to it at P.O. Box 2029, Houston, Texas 77252.

ENVISIONED REAL PROPERTY ACTION AND DECISION PROCESS





Nick Tatton <nickt@priceutah.net>

Comments - Kerry Jensen Request

2 messages

Nick Tatton <nickt@priceutah.net>

Tue, Jan 27, 2015 at 7:56 AM

To: Gary Sonntag <garys@priceutah.net>, Russell Seeley <Russells@priceutah.net>

Hi Guys,

Any comments on the Kerry Jensen request? I am preparing the packet for the planning commission today.
Thanks.

—

Nick Tatton, Community Director
Price City
[435-636-3184](tel:435-636-3184)

Gary Sonntag <garys@priceutah.net>

Tue, Jan 27, 2015 at 10:44 AM

To: Nick Tatton <nickt@priceutah.net>

Cc: Russell Seeley <Russells@priceutah.net>

Nick

I recommend that the City not sell off any portion of the property as proposed.

1) Carving off any portion of the City's 'rectangular' property will affect its future ability to be used, sold and/or developed. The boundary would start to become irregular. The City has not decide on the long term use of the property. The property should be considered in part for at least one improvement in mind and that is a storm water detention basin.

2) The separation of the old Olsen Reservoir is quite close to the property and fence lines of the 'Olsen Reservoir Subdivision'. Selling off more of the City's property will move that line even closer to the reservoir structure That will make it harder for the City to do anything substantial with the old reservoir, particularly demolition.

3) The elevation difference between the subdivision, could compromise the City's efforts to demolish the old reservoir. We would not want the eventual excavation to affect the slope and undermine any of the properties to the north.

4) The City ought to consider reinforcing the City's property line fence to prevent encroachment onto the City's property.

Call with any questions.

Thanks.

Gary S.

Gary D. Sonntag, P.E., Director
Price City Department of Public Works
[435 637-5010](tel:435-637-5010)
garys@priceutah.net

[Quoted text hidden]

PRICE CITY GENERAL PLAN

CHAPTER 3 Community Design



KEY POINTS

- Downtown and Business Corridors
- Streetscape Improvements
- Historic Preservation
- Outdoor Public Art
- Urban Design Goals

3.1. INTRODUCTION

Good urban design can improve the visual and functional relationship between people and their physical environment. It can create a desirable physical form for community needs and services. Because urban design overlaps other aspects of planning such as recreation, open space, transportation, and commercial and residential land uses, this chapter will focus on objectives towards the visual design and image of the community.

3.2. DOWNTOWN AND BUSINESS CORRIDORS

The character and success of a community is often defined by the urban design and economic vitality of the downtown area and the business corridors. In Price, the downtown area is generally seen as those blocks immediately adjoining Main Street between Heritage Park (400 West) and 300 East street. Within this area are many opportunities for urban design and community improvement, including the refurbishing / restoration of building facades, and the installation of streetscape elements.



Aerial View of Downtown Price

PRICE CITY GENERAL PLAN

CHAPTER 3 Community Design



3.3. STREETScape IMPROVEMENTS

Effectively designed and constructed streetscapes on Price's streets will do much to improve their look, feel and effectiveness, and thereby have many positive impacts on the economy and quality of life in Price.

What is a streetscape? It can be defined as a facelift, a beautification or softening of a city street. It is a development project which invites pedestrian traffic by adding human elements to the harsh environment of a street designed mostly for the fast flow of vehicles. It provides physical and design characteristics that provide the setting for successful urban living. Streetscape designs are intended to make the community's main street, or other streets, a great street. A street people want to use. A street which helps define the community.

Several options exist for designing streetscapes on Price's main corridors, which include various combinations of streetscape elements. Streetscape elements can be divided into two categories:

- 1) landscaping and surfaces, including trees, plants, grass, ground cover, rocks, sidewalks, and special surfaces
- 2) street furniture and features, including benches, planter boxes, decorative garbage containers, drinking fountains, outdoor clocks, bollards, themed signage, monuments, statues, public art, design lighting standards, banners, and special architectural features.

The Price City motto "*Price, the Heart of Utah's Castle Country*" and a city logo should be visibly applied to those streetscape elements installed.



Successful streetscape projects would maintain the necessary access and traffic flow for commercial needs, while also providing physical characteristics that provide the setting for successful urban family living. Benefits to streetscapes on the busy streets in Price include:

- Vehicular traffic is calmed as the street feels more like a corridor to move *people* and not just vehicles.
- Investment appeal and quality development expand in a spruced-up commercial corridor.
- Business activity increases in areas previously deemed harsh and unsightly.
- Increased pedestrian traffic is encouraged in a comfortable environment with shade trees, benches, and water fountains.
- An increase in property values and community pride.
- A sense of community core and cohesion is enhanced.

PRICE CITY GENERAL PLAN

CHAPTER 3 Community Design



Main Street

Main Street is the most important corridor to the community in terms of economics, historic heritage and community core. The downtown section of Main Street, from approximately Heritage Park at 400 West to 300 East street, carries special significance to the community as its core. Special attention to maintaining and upgrading the appearance and feel of this area is essential to its vitality and effectiveness. This section of Main Street, along with those cross streets heading north and south for the distance of one block, should be assigned the highest priority for streetscape improvement projects in Price. Price City should continue to actively pursue the objectives of Main Street programming and activities.

The remaining section of Main Street, between 300 East and the U.S. Highway 6 interchange, is also very important to the community, especially as a business corridor. Although the development and design of the built environment varies from that of the downtown area, attention to the quality of appearance of the streets, sidewalks and landscaping can be equally beneficial to the community. Streetscaping can take a different form in this area, but certain elements should tie into the theme of what is used in the downtown section.



Other Main Corridors

Carbon Avenue and 100 North Street should be considered second priority in for streetscape improvements. As a third priority, the following streets should be considered in streetscape improvements: 100 South Street, 300 East Street, 800 North Street, and Cedar Hills Drive. Finally, improvements should be planned on the streets surrounding Washington Park and the College of Eastern Utah. The most important areas for improvements on all streets are near major intersections and freeway entrances.

Entryways

Entryway beautification is key to creating a great impression for visitors and setting the tone for the beautiful and progressive community that Price is and strives even more to become. Beautification improvement projects at the entryways to the community can include many types of streetscape features, but usually provide the most effective impact with landscaping around highway interchanges and welcoming monuments. Entryway areas in Price for which new and/or additional improvements should be considered include the entrances to U.S. Highway 6 at Westwood Boulevard/100 North Street, Carbon Avenue, and East Main Street/State Highway 55.

PRICE CITY GENERAL PLAN

CHAPTER 3 Community Design



Urban Forestry

Trees play a significant role in the beautification and urban design of the community. The Price City Shade Tree Commission is charged with promoting good urban forestry in the public right-of-ways. All reasonable efforts should be made to support tree planting on private and public property.

3.4. HISTORIC PRESERVATION

Historic buildings and houses add much to the character of a city. There are many sites in Price that either currently have, or have the potential to be given, an official historic designation. National and State Historic Registers consider a structure to be eligible for listing if that structure is at least 50 years old, has a high degree of physical integrity, meets certain criteria concerning association with historic events, persons, architectural or archeological significance, or construction techniques.

The City's Historical Commission is involved in the preservation and restoration of structures in the downtown area and throughout the city, with the goal to restore older buildings to their original appearance. Also, there are many homes in the community which warrant preservation and possible designation of historic significance. A long-range goal for the City and the Historical Commission is to inventory, preserve and protect these significant structures.

3.5. OUTDOOR PUBLIC ART

Outdoor public art, such as statues, art structures and other design features, can benefit a community in many ways. Well-placed and well-designed public art can:

- Create cohesion in the urban design of a community,
- Provide a sense of community for individual neighborhoods, as well as the community at large,
- Have a positive impact on the image of the community, and
- Assist with community historical preservation efforts.

Public art in Price should be placed, where possible and practical, near commercial centers, along major corridors, in parks, near recreational facilities and at other locations where it can be seen by many people. Local artists are encouraged to participate in the display of public art. Price City should sponsor and organize cultural events specifically targeted at the promotion of visual and performing arts.



Price Peace Garden

PRICE CITY GENERAL PLAN

CHAPTER 3 Community Design



CHAPTER 3 - URBAN DESIGN GOALS

Goals	Strategies	Actions	Timing	Agency
1. Realize a community design and environment that is visually pleasing and unique to Price.	A. Improve the image of Price by placing well-designed entrance signs and landscaping at entryways to the city, and by planning for public art throughout the city.	i. Identify and prioritize entryway areas for beautification projects.	0-1 year	Beautification Committee
		ii. Develop and pursue plans to beautify all community entryways in to Price.	0-10 years	City Council, Planning Commission
		iii. Identify and recommend types and locations for future public art.	0-2 years	Beautification Committee
		iv. Allocate sufficient financial resources for active beautification and improvement efforts.	Ongoing	City Council
	B. Support the Beautification Commission, the Shade Tree Commission and other programs that actively promote beautification efforts throughout the city.	i. Participate in and support community beautification and tree planting projects.	Ongoing	City Council, Community Director, Public Works
		ii. Recommend and maintain minimum tree planting standards to be adopted by the City.	0-2 years	Beautification Committee
		iii. Organize community clean up projects with the help of civic organizations.	Ongoing	Community Director, Public Works
	C. Focus increased efforts on the improvement and enforcement of City ordinances that promote an attractive urban environment.	i. Review and update the land development code to include provisions for urban design and landscaping requirements.	0-2 years	City Council, Community Director, Building and Zoning
		ii. Hire / train a zoning ordinance enforcement officer to reduce confusion with animal officer.	0-5 years	City Council, Public Safety
		iii. Proactively enforce the zoning codes.	Ongoing	Public Safety, Building and Zoning
		iv. Promote efforts throughout the city which establish water-wise landscaping.	Ongoing	City Council, Planning Commission, Community Director

PRICE CITY GENERAL PLAN

CHAPTER 3 Community Design



CHAPTER 3 - URBAN DESIGN GOALS

Goals	Strategies	Actions	Timing	Agency
2. Promote Main Street beautification, making it more visually appealing and pedestrian friendly, while also protecting business interests.	A. Create a citizens committee to develop recommendations for Main Street improvements and beautification.	i. Continue to plan for and implement Main Street beautification with specifics on features, upgrades and themes, including decorative lighting, uniform trees, additional flower pots, public art, and regular street sweeping.	0-2 years	City Council, Planning Commission, Community Director
		ii. Adopt design guidelines for developments on Main Street.	0-5 years	City Council, Planning Commission, Community Director
		iii. Explore the creation of an historic overlay zone for the Main Street area.	0-2 years	City Council, Planning Commission, Community Director
3. Promote streetscape beautification on other City streets.	A. Devise a plan for the beautification of all main corridors in Price.	i. Develop streetscape projects on all main corridors, in the priority as identified in this chapter.	Ongoing	City Council, Planning Commission, Community Director
4. Support historic preservation efforts throughout the community.	A. Maintain active efforts to preserve historic properties and projects throughout the community.	i. Develop and follow procedures and eligibility for placement of properties on the National Register.	Ongoing	Historical Commission
		ii. Survey and keep updated an inventory of historic properties.	Ongoing	Historical Commission
		iii. Pursue funding options to make money available, including low interest loans, for community historic projects.	Ongoing	Historical Commission
	B. Pursue efforts to renovate properties and storefronts in the downtown area of Main Street.	i. Procure funding and organize renovations.	Ongoing	City Council, Historical Commission
		ii. Promote the restoration of original architecture rather than resurfacing of older storefront facades. Remove old, unused signage, but preserve those that are iconic and historically significant.	Ongoing	City Council, Historical Commission